



Let **UK** Home

2 Bedrooms

SE10 0UE

Located in London

£560,000



info@letukhome.co.uk

<https://www.letukhome.co.uk/>

01795 358 886



The Waterman, 5 Tidemill Square, London SE10



Let UK Home are excited to offer this spacious modern two-bedroom apartment in The Waterman building part of Greenwich Peninsula development. Property Reference: LUH 870

This beautiful apartment comprises a spacious hallway leads into an airy open plan kitchen/reception room with an abundance of natural light leading to a private balcony, two double bedrooms with built-in wardrobes which of the master bedroom with en-suite and beautiful spacious bathroom.

As a resident of Lower Riverside you will have access to your own amenities building, The Aperture, where you will find your concierge, 3 floors of gym facilities including a fitness studio, meeting rooms available for hire and a business suite. The Waterman has its own cinema for residents, which is available for private hire via your concierge, additionally should you wish to work from home, without wanting to work in your apartment, then take advantage of the work stations on the mezzanine floor.

Greenwich Peninsula is a new and exciting district in London that is combining high-end property and superb facilities, with fabulous outside space, cafes, shops, and restaurants, as well as excellent transport links. North Greenwich station is a short distance away and allows easy access to Canary Wharf, the West End and City airport (connecting via DLR). There is also the cable car which crosses the Thames to the Excel Centre. As if this wasn't enough The O2 entertainment complex, and one of the world's busiest music arenas is within close proximity.

- 14th Floor
- The Gym
- Rooftop Terrace
- Co-working Space

- Concierge Service
- 24h Security
- Residents Lounge
- EPC Rating: B



THE WATERMAN Lower Riverside Greenwich Peninsula

NET INTERNAL AREA

732 sq ft/68.0 sq m

BEDROOM 1

11' 10" x 9' 4" / 3.60m x 2.85m

BEDROOM 2

13' 6" x 8' 10" / 4.13m x 2.70m

BATHROOM

7' 7" x 8' 11" / 2.30m x 2.10m

EN SUITE

6' 11" x 5' 7" / 2.10m x 1.70m

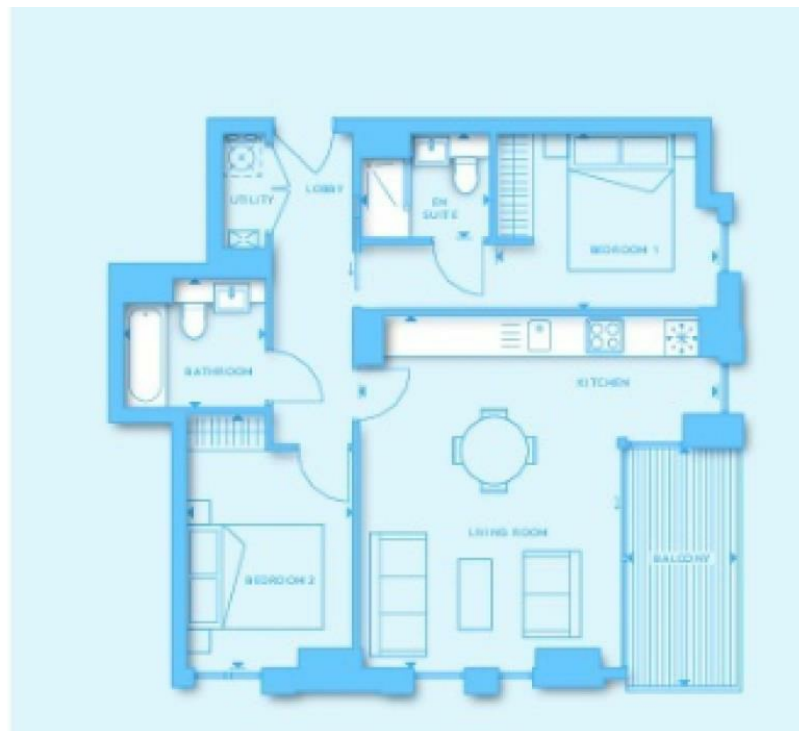
LIVING ROOM + KITCHEN

19' 2" x 18' 9" / 5.83m x 5.73m

BALCONY

12' 8" x 5' 9" / 3.86m x 1.76m

73.2 sq ft/6.80 sq m



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Paddington
London
W2 6LG

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Council Tax Band: D

Local Authority:

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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